1 **Planning Board Minutes** 2 Tuesday, March 29, 2005 3 4 5 **Memorial Building** 6 150 Concord Street, Ablondi Room 7 8 Those present: Thomas Mahoney, Chairman, Ann Welles, Vice Chairman, and Sue Bernstein. 9 Carol Spack, Clerk arrived at 7:35 and Andrea Carr-Evans arrived at 7:40. Also present were Jay Grande, Planning Director and MaryRuth Reynolds, Administrative Assistant. 10 11 Meeting was called to order at 7:30 pm 12 13 14 I. **Approval of Minutes** 15 The Board reviewed the minutes for March 1, 2005. Sue Bernstein moved to accept the minutes of March 1, 2005 with minor edits. Ann Welles seconded the motion. 16 17 The vote was 3 in favor 0 opposed. 18 The Board reviewed the minutes for March 14, 2005. Sue Bernstein moved to accept the minutes of March 14, 2005 with minor edits. Ann Welles seconded the motion. 19 20 The vote was 4 in favor 0 opposed. 21 22 II. Update, 495 TMA, Michele Brooks 23 Michele Brooks presented the Board with a small information packet which she 24 preceded to reviewed briefly. The discussion included an overview of the program, 25 companies that participated and or should be included in the program, how the 26 programs works and who benefits by it and how the Planning Board can be involved. 27 28 III. **Executive Session** 29 Ann Welles moved to enter into executive session for the purpose of discussing 30 litigation in the context of the Natick Mall then to leave executive session to return 31 to the regular session. Sue Bernstein seconded the motion. A roll call vote all in 32 attendance voted in favor.

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IV. Miscellaneous Administrative 1 2 The Arcade, variance request 3 Tom stated that they had received a copy of an opinion from Town 4 counsel regarding the variance request from the Arcade and asked 5 that the Board take a minute and review it. They also reviewed the 6 comment letter, which Jay had drafted, to be sent to the ZBA. The 7 Board also discussed if the ZBA were to grant the variance would 8 they consider this a change to the site plan or a administrative change 9 to the decision. 10 V. 11 **Active Adult housing By-Law Review** 12 Gene Kennedy and Hank Moran joined the Board in this review. Jay stated that the 13 advertisements had been placed in the paper for the April 12, 2005 hearing and that a 14 copy of the by-law was issued to the town clerk for viewing. He noted that any 15 changes made from this point would need to be highlighted in red for presentation at 16 Town Meeting. The Board reviewed the latest revision Doc# 381-05 making change 17 and or edits as necessary. 18 19 V. Meeting adjournment 20 Andrea Carr-Evans moved to adjourn. Carol Spack seconded the motion. The vote 21 was 5 in favor 0 opposed. Meeting adjourned at 11:30pm 22 23 24 Respectfully submitted, 25 Mary Reynolds 26 **Recording Secretary** 27 28 29 **THESE MINUTES WERE APPROVED WITH AMENDMENTS AT THE 30 PLANNING BOARD MEETING OF 2005 31 32 33 Thomas Mahoney, Chairman